

QUITCLAIM DEED WITH COVENANT

021253

47-0-6

41-8

JAMES P. BARNETT, of the city of Waterville, County of Kennebec and State of Maine, remise, release, bargain, sell, and convey and forever Quitclaim with Covenant, to James P. Barnett and Lillian V. Barnett, husband and wife, as joint tenants, the land in the City of Waterville, County of Kennebec and State of Maine, as follows:

Attached hereto, made a part hereof and recorded herewith, is a portion of the City of Waterville Tax Assessor's Map Numbered 47 and dated April 1986. For easy reference the lot of land conveyed by this deed is marked, 6.

A description by metes and bounds is as follows:

NO TRANSFER
TAX PAID

Start at a point in the south west corner of Washington Street and the northerly line of Kennedy Memorial Drive, thence:

Running westerly in a straight line one hundred ninety two feet, (192'), to a point, said line is the northerly line of Kennedy Memorial Drive, The southerly line of the Kennebec Sewage District, lot 8, Deed Book 1714 page 205, said point is the south east corner of lot 6, the south west corner of lot 8, the BEGINNING, thence,

Turning and interior angle of ninety degrees, (90°), and running northerly in a straight line, two hundred fourteen and five-tenths feet, (214.5'), to a point, said line is the westerly line of lots 8 and 7, a portion of the westerly line of lot 14, a portion of the easterly line of lot 6, said point is twenty five feet, (25'), northerly of the north west corner of lot 7, thence,

Turning an obtuse angle and running northwesterly in a straight line, two hundred ninety feet, (290'), to a point, said line is a portion of the westerly line of lot 14, the westerly line of lot 13, a portion of the easterly line of lot 6, said point is in the southerly line of Jefferson Street, a proposed street, the north west corner of lot 13, the north east corner of lot 6, thence,

Turning an angle and running westerly in a straight line fifty feet, (50'), to a point, said line is the southerly line of Jefferson Street, a proposed street, the north line of lot 6, said point is in the southerly line of Jefferson Street, a proposed street, the north west corner of lot 6, the north east corner of lot 16, thence,

Turning an angle and running south easterly in a straight line two hundred seventy five feet, (275'), to a point, said line is the easterly line of lots 16 and 15, a portion of the easterly line of lot 4, a portion of the westerly line of lot 6, said point is seventy five feet, (75'), south easterly of the north easterly corner of lot 4, thence,

Turning an obtuse angle and running southerly in a straight line, two hundred one and three-tenths feet, (201.3'), to a point, said line is a portion of the easterly line of lot 4, the easterly line of lot 5, a portion of the westerly line of lot 6, said point is in the northerly line of Kennedy Memorial Drive, the south east corner of lot 5, the south west corner of lot 6, thence,

Turning an angle and running easterly in a straight line fifty feet, (50'), to a point, said line is the southerly line of lot 6, the northerly line of Kennedy Memorial Drive, said point is in the northerly line of Kennedy Memorial Drive, the south east corner of lot 6, the south west corner of lot 8, the BEGINNING.

Inclosing 24,540 square feet.

All measurements, angles, distances, areas are more or less to agree with surveys and subordinate to deeds.

Reserving however; from this deed an easement running with the land to the Kennebec Water District, the Waterville Sewage District, the right to patrol, repair, maintain and replace pipes and to do all those things common to public policy as their pipes now cross our land.

Also reserving any drainage or other rights that may have been acquired by the Highway Department.

Reserving all rights to ingress, egress, to have driveways, to have the right to lay and maintain pipes to connect to the water, sewer and drains pipes and all other rights not specified.

Meaning, intent and purpose of this deed is to convey a parcel of land, lot 6 of this deed, out of the premises that were acquired by the within Grantor by Quitclaim Deed, of Ruth Greenwood SMITH, recorded January 14, 1975, Kennebec County Registry of Deeds, Book 1789 page 298, Ruth Greenwood SMITH is the only issue, daughter and heir at law of her father Elmer E. Greenwood, see Authenticated Documents Estate of Elmer E. Greenwood recorded in Kennebec County Registry of Deeds Book 3181 page 230. Also see, Book 3181 page 237.

Said lot 6, is an unsold lot of Kennebec County Registry of Deeds Book 3181 page 236. Said lot is also a, proposed street, marked Van Buren Street on Kennebec County Registry of Deeds Plan Book 12 pages 50 and 51. The said lot 6, has been posted continuously against trespass by the within Grantor since February 1975.

Also hereby conveying all rights, easements, privileges and appurtenances belonging to the premises herein above described.

Lillian V. Barnett, wife of the said Grantor joins herein as Grantor and releases all rights by descent and all other rights.

Conditions are such that no tax is due.

Witness our hands and seals this 14th day of August 1987.

James P. Barnett

James P. Barnett

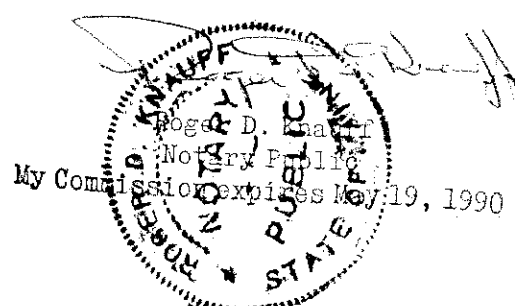
Lillian V. Barnett

Lillian V. Barnett

STATE OF MAINE

Kennebec County ss.

Personally appeared the above James P. Barnett and acknowledged the foregoing instrument to be his free Act and Deed.



CITY OF WATERVILLE

KENNEBEC COUNTY, MAINE

PREPARED BY

WILLIAM H. KIRK CMA

WATERVILLE, MAINE

SCALE 1 INCH = 100 ± FEET

APRIL 1986

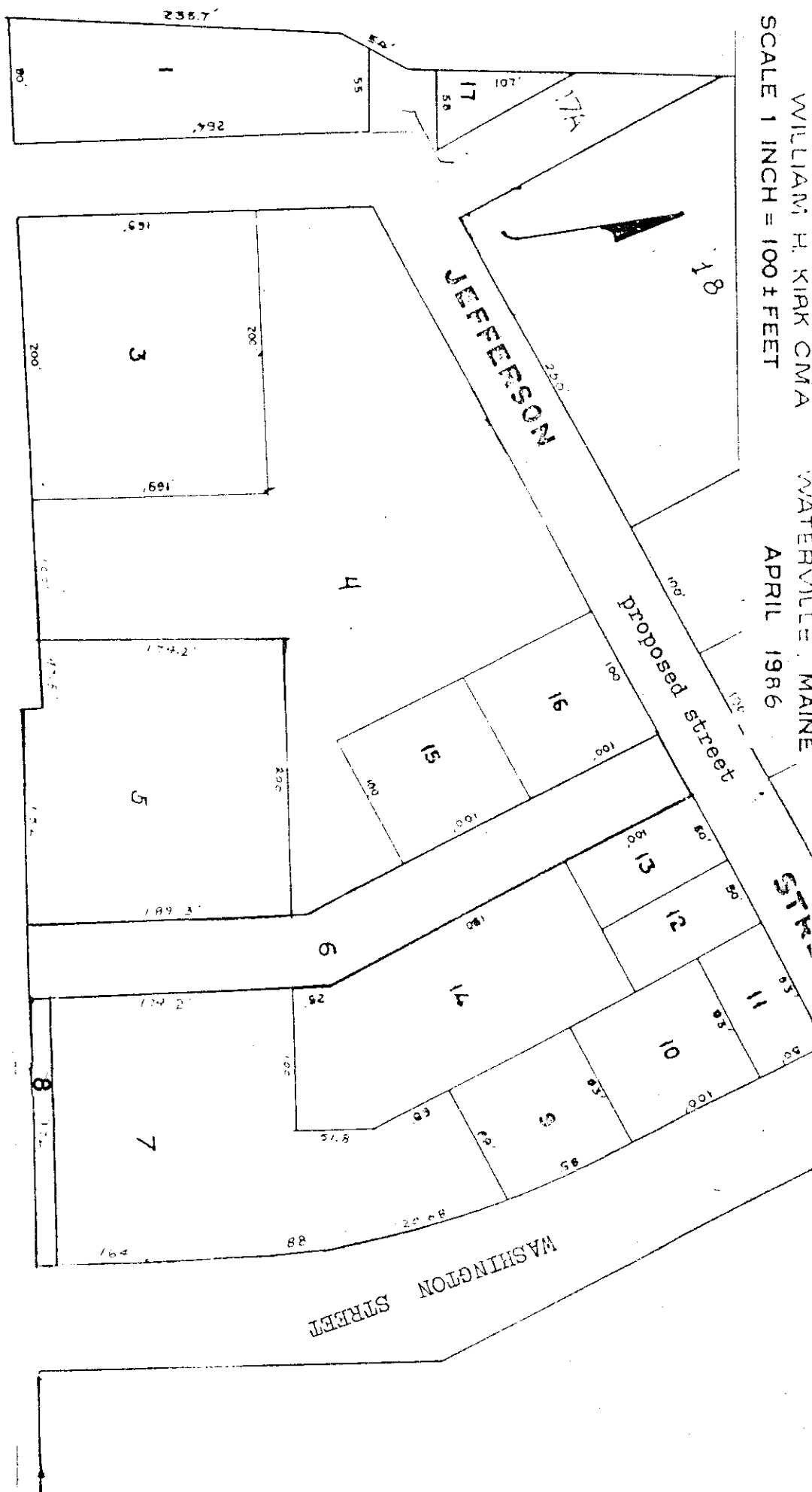
PROPERTY MAP

47

Notes.

Assigned to conveyed lot, 6
Assigned to K.S.D. lot, 8
Added north line to lot, 8
Corrected west line lot 7
174.5' Deed 1714-203/

KENNEDY MEMORIAL DRIVE



RECEIVED KENNEBEC SS.

1987 AUG 19 AM 9:00

RECORDED FROM ORIGINAL